



Architectural Review Board
September 16, 2020
6:00 PM Meeting

Mayor Cegelka called the meeting to order at 6:00 p.m.

Present: Mayor Mark Cegelka, Tim Hauptert, Jerry Eisen, Barb DiBacco, Roberto Pinedo

Others present: Law Director Mark Marong, Engineer Mike Henry

Motion by Barb DiBacco seconded by Jerry Eisen to approve the minutes of the August 19, 2020 Architectural Board of Review Meeting.

**Yeas—Mayor Cegelka, Hauptert, DiBacco, Eisen, Pinedo
5 yeas – 0 nays
Motion carried**

Law Director Mark Marong commented; at the last Planning Commission and ARB meetings it was decided to swap the times of the meetings around. The regular Planning Commission Meeting will now be at 5:30 PM and the ARB Meeting will be at 6:00 PM or immediately following Planning Commission. This will allow Planning Commission approvals that are necessary for a project to be heard before design approvals are needed.

OLD BUSINESS:

None

NEW BUSINESS:

REQUEST FOR DESIGN APPROVAL OF AN ADDITION AT 7610 PINECREST LANE:

Building Commissioner Bob Rodic reported; the property owners, Mark and Ingrid Dawkins, are requesting design approval and authorization to construct an approximate 810 square foot one-story addition to their single-family dwelling at 7610 Pinecrest Lane designed to enclose a swim-spa. The property is zoned Country Home District and the requested use is permissible. The application includes the building permit application, the site plan, the building elevations, foundation, floor and roof plans and photographs of the site. Approval from the Pettibone Glen Homeowners Association is included. The plan complies with the zoning regulations. Site approval was passed earlier this evening by the planning Commission.

Cynthia Tobin, the architect on the project was in attendance. Cynthia explained the property owners are installing a swim spa to be used for therapy for their daughter. A 9 ft. height of the structure needs to be maintained due to the swim spa., therefore a section of the roof will extend over an existing section. The addition will match the home as close as possible, so it does not look like an addition.

Motion by Roberto Pinedo seconded by Barb DiBacco for design approval an addition at 7610 Pinecrest Lane.

**Yeas—Cegelka, DiBacco, Eisen, Pinedo
4 yeas – 0 nays
1 abstain-Haupert**

Motion carried

REQUEST FOR DESIGN APPROVAL OF AN ABOVE GROUND POOL AT 7660 PINECREST LANE:

Building Commissioner Bob Rodic reported; Terri Becks, the owner of the property at 7660 Pinecrest Lane is requesting design approval to authorize the construction and installation an above ground swimming pool. The property is zoned Country Home District. The swimming pool is twenty-seven (27") feet in diameter and will be fifty-four (54") inches deep with steel wall construction. All electrical facilities will be required to meet current National Electrical Code requirements. The pool will be in the rear yard directly behind the house. The application includes the building permit application, a written narrative describing the application, site plans, a view of the rear yard, an image of the pool and ladder protection. The HOA approval is also included. The Village has no local requirements for fencing an above ground pool. The International Property Maintenance Code standard requires a forty-eight (48") inches barrier as security for a swimming pool in excess of twenty-four (24") inches deep. The pool wall serves as that barrier. It also requires a self-locking access to the pool. The plan conforms to the zoning code and site approval was given earlier this evening by the Planning Commission.

Motion by Barb DiBacco seconded Mayor Cegelka by for design approval of an above ground swimming pool at 7660 Pinecrest Lane.

**Yeas—Cegelka, DiBacco, Haupert, Eisen, Pinedo
4 yeas – 0 nays
1 abstain-Haupert**

Motion carried

REQUEST FOR DESGIN APPROVAL FOR AN ACCESSORY BUILDING AT 27675 MELLO DRIVE:

Building Commissioner Bob Rodic reported; Joe Kulis, the owner of the property at 27675 Mello Drive is requesting design approval to authorize the placement of a 12' x 16' accessory building on the property which consists of 2 parcels totaling 113,691 s.f. in area. The property is in the Country Home District. Mr. Kulis is moving the 12' x 16' structure to the property from another site and has proposed to locate in in an area of the Mello Drive property that is defined as the front yard. A front yard is defined in the

Zoning Code as "the space across the full width of the lot extending from the principal building line to the front lot line. "An accessory building is permitted in the side and rear yards. The building appears to be structurally sound. It is in apparent need of paint and or stain to match the principal structure. The building is exempt from the requirement of a roof drainage system due to the size; however, one is recommended to manage storm water run-off if it is permitted to be located in the front yard. The application includes the building permit application, a photograph of the proposed location, images of the accessory building and images of the principal structure. The property is not located in a HOA. The plan conforms to the zoning code. Approval for a variance to locate the structure in the front yard and a site approval were both given earlier this evening at the Planning Commission meeting.

Architect Roberto Pinedo submitted questions in writing prior to the meeting; will the structure be stained to match the house, and will the rainwater collected be left as is or will it be replaced with a new downspout or downspout extension. The site plan shows landscaping on the north side of the structure and questioned what kind of plants will be planted.

Mr. Kulis replied; the height of the shed will be 10 ½ ft. and painted to match the house. Ornamental grasses will be planted in front of the shed and the downspouts will be changed after it is moved to the new location.

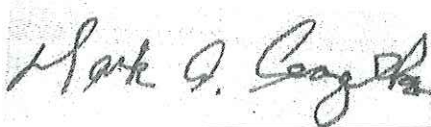
Motion by Barb DiBacco seconded by Tim Hauptert for design approval of an accessory building at 27675 Mello Drive.

**Yeas—Cegelka, DiBacco, Hauptert, Eisen, Pinedo
5 yeas – 0 nays**

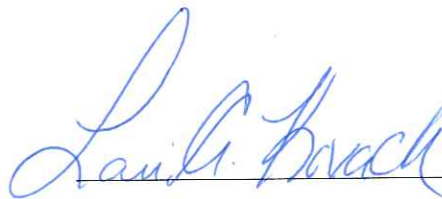
Motion carried

There being no further business to come before the Architectural Review Board, motion by Time Hauptert second by Roberto Pinedo to adjourn the meeting. Vote on the motion to adjourn was all yeas and no nays.

The meeting was adjourned 6:20 p.m.



Architectural Review Board



Lori A. Kovach
Clerk of Council